

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Lynwood

State: CA

PJ's Total HOME Allocation Received: \$9,651,567

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
Program Progress:			PJs in State: 92			
% of Funds Committed	94.69 %	93.35 %	30	93.41 %	56	61
% of Funds Disbursed	89.38 %	85.12 %	20	84.68 %	62	67
Leveraging Ratio for Rental Activities	0	5.84	83	4.72	0	0
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	72.98 %	1	80.76 %	100	100
% of Completed CHDO Disbursements to All CHDO Reservations***	47.40 %	61.88 %	60	68.18 %	18	17
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	80.00 %	77.72 %	53	80.32 %	37	37
% of 0-30% AMI Renters to All Renters***	53.33 %	39.58 %	27	45.16 %	62	65
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	98.33 %	92.53 %	39	95.04 %	43	45
Overall Ranking:			In State:	48 / 92	Nationally:	32 28
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$28,850	\$33,130		\$26,037	60 Units	21.10 %
Homebuyer Unit	\$64,385	\$20,348		\$14,755	28 Units	9.80 %
Homeowner-Rehab Unit	\$11,816	\$27,021		\$20,487	197 Units	69.10 %
TBRA Unit	\$0	\$2,819		\$3,225	0 Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Lynwood CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$28,850	\$177,070	\$11,816
State:*	\$131,762	\$111,680	\$27,980
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.06

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	25.4	3.6	10.2	0.0
Black/African American:	33.9	28.6	38.6	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	1.7	0.0	0.5	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	1.0	0.0
Other Multi Racial:	0.0	0.0	0.5	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	39.0	67.9	49.2	0.0
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HOUSEHOLD SIZE:

1 Person:	62.7	3.6	16.2	0.0
2 Persons:	5.1	3.6	24.9	0.0
3 Persons:	8.5	25.0	10.7	0.0
4 Persons:	5.1	25.0	25.4	0.0
5 Persons:	15.3	14.3	12.7	0.0
6 Persons:	0.0	10.7	6.6	0.0
7 Persons:	3.4	10.7	2.0	0.0
8 or more Persons:	0.0	7.1	1.5	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	10.2	14.3	10.2	0.0
Elderly:	59.3	0.0	35.0	0.0
Related/Single Parent:	3.4	10.7	15.2	0.0
Related/Two Parent:	25.4	71.4	34.5	0.0
Other:	1.7	3.6	5.1	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	0.0 #
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	100.0	

of Section 504 Compliant Units / Completed Units Since 2001 2

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Lynwood

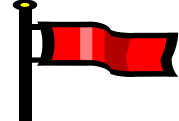
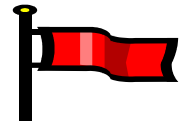
State: CA

Group Rank: 32
(Percentile)

State Rank: 48 / 92 PJs

Overall Rank: 28
(Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	47.4	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	98.33	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	3.59	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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